

OWNER'S STATEMENT

WE HEREBY STATE THAT WE ARE THE OWNERS OF, OR HAVE SOME RIGHT, TITLE OR INTEREST IN AND TO THE REAL PROPERTY INCLUDED WITHIN THE SUBDIVISION SHOWN UPON THIS MAP; AND THAT WE ARE THE ONLY PERSONS WHOSE CONSENT IS NECESSARY TO PASS A CLEAR TITLE TO SAID PROPERTY, AND THAT WE HEREBY CONSENT TO THE PREPARATION AND FILING OF SAID MAP AND SUBDIVISION, AS SHOWN WITHIN THE DISTINCTIVE BORDER LINE.

WE HEREBY DEDICATE, TO PUBLIC USE, EASEMENTS FOR PUBLIC UTILITY FACILITIES, DESIGNATED ON THIS MAP AS P.U.E. (PUBLIC UTILITY EASEMENT), FOR SUCH USE AS WATER MAINS, GAS MAINS, PUBLIC UTILITIES, INCLUDING ELECTRIC, COMMUNICATION AND CABLE TELEVISION FACILITIES AND OTHER SIMILAR USES, TOGETHER WITH APPURTENANCES THEREOF AND WITH RIGHTS OF INGRESS AND EGRESS. SAID PUBLIC UTILITY EASEMENT SHALL BE KEPT OPEN AND FREE FROM BUILDINGS AND STRUCTURES OF ANY KIND, EXCEPT LAWFUL PROPERTY LINE FENCES, SURFACE PAVEMENT, IRRIGATION SYSTEMS, UTILITY COMPANY STRUCTURES AND APPURTENANCES THEREOF.

WE ALSO HEREBY DEDICATE, TO PUBLIC USE, AN EASEMENT FOR EMERGENCY ACCESS, DESIGNATED ON THIS MAP AS E.V.A.E. (EMERGENCY VEHICLE ACCESS EASEMENT), FOR SUCH USE AS INGRESS, EGRESS AND EMERGENCY ACCESS, IS CREATED UPON FILING OF THIS MAP, FOR THE BENEFIT OF LOTS 1 THROUGH 16 INCLUSIVE. SAID EASEMENT IS TO BE KEPT OPEN AND FREE OF SURFACE STRUCTURES OF ANY KIND.

WE ALSO HEREBY RESERVE, EASEMENT FOR INGRESS AND EGRESS, DESIGNATED ON THIS MAP AS I.E. (INGRESS, EGRESS EASEMENT), FOR SUCH USE AS INGRESS, EGRESS AND PARKING, IS CREATED UPON FILING OF THIS MAP, FOR THE BENEFIT OF LOTS 1 THROUGH 16 INCLUSIVE. SAID EASEMENT IS TO BE KEPT OPEN AND FREE OF SURFACE STRUCTURES OF ANY KIND.

WE ALSO HEREBY RESERVE, EASEMENTS FOR STORM DRAINAGE PURPOSES WITHIN LOT A, AND ALSO AT THE LOCATIONS DESIGNATED AND DELINEATED ON THIS MAP AS P.S.D.E. (PRIVATE STORM DRAIN EASEMENT), FOR THE INSTALLATION AND MAINTENANCE OF PRIVATE STORM DRAINAGE FACILITIES. SAID PRIVATE STORM DRAIN EASEMENTS ARE FOR THE BENEFIT OF LOTS 1 THROUGH 16 INCLUSIVE, AND SHALL BE KEPT OPEN AND FREE FROM BUILDINGS, STRUCTURES AND FENCES OF ANY KIND, EXCEPT IRRIGATION SYSTEMS AND APPURTENANCES THEREOF.

WE ALSO HEREBY RESERVE, EASEMENTS FOR SANITARY SEWER PURPOSES WITHIN LOT A, DESIGNATED AND DELINEATED ON THIS MAP AS P.S.S.E. (PRIVATE SANITARY SEWER EASEMENT), FOR THE INSTALLATION AND MAINTENANCE OF PRIVATE SANITARY SEWER FACILITIES. SAID PRIVATE SANITARY SEWER EASEMENTS ARE FOR THE BENEFIT OF LOTS 1 THROUGH 16 INCLUSIVE AND ARE TO BE KEPT OPEN AND FREE FROM BUILDINGS AND STRUCTURES OF ANY KIND, EXCEPT IRRIGATION SYSTEMS AND APPURTENANCES THEREOF.

WE ALSO HEREBY RESERVE A PRIVATE STREET, ENTITLED "OLIVERA TERRACE", DESIGNATED ON THE HEREIN MAP AS "LOT A", FOR THE BENEFIT OF LOTS 1 THROUGH 16 INCLUSIVE.

AS OWNER:

CLASSICS AT THE COMMUNITY CENTER, L.P., A CALIFORNIA LIMITED PARTNERSHIP

BY: CLASSIC COMMUNITIES, INC., A CALIFORNIA CORPORATION
ITS: GENERAL PARTNER

BY:

DAVE KRASOWSKI
VICE-PRESIDENT

ACKNOWLEDGMENT

STATE OF CALIFORNIA)
COUNTY OF)

ON 20 . BEFORE ME, .
PERSONALLY APPEARED
PERSONALLY KNOWN TO ME (OR PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE) TO BE THE PERSON(S) WHOSE NAME(S) IS/ARE SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE/SHE/THEY EXECUTED THE SAME IN HIS/HER/THEIR AUTHORIZED CAPACITY(IES), AND THAT BY HIS/HER/THEIR SIGNATURE(S) ON THE INSTRUMENT THE PERSON(S) OR THE ENTITY UPON BEHALF OF WHICH THE PERSON(S) ACTED, EXECUTED THE INSTRUMENT.

WITNESS MY HAND:

NOTARY'S SIGNATURE: _____
PRINTED NAME: _____
PRINCIPAL COUNTY OF BUSINESS: _____
COMMISSION NUMBER: _____
COMMISSION EXPIRATION DATE: _____

AS BENEFICIARY:

WE, COMERICA BANK—CALIFORNIA, A CALIFORNIA BANKING CORPORATION, AS BENEFICIARY UNDER THAT CERTAIN DEED OF TRUST, RECORDED FEBRUARY 27, 2004, UNDER DOCUMENT NO. 17635567, OFFICIAL RECORDS OF SANTA CLARA COUNTY, ENCUMBERING THE LAND HEREIN SHOWN, CONSENT TO THE MAKING AND FILING OF THIS MAP.

COMERICA BANK—CALIFORNIA, A CALIFORNIA BANKING CORPORATION

BY:

JIM RAGGIO
VICE-PRESIDENT

ACKNOWLEDGMENT

STATE OF CALIFORNIA)
COUNTY OF)

ON 20 . BEFORE ME, .
PERSONALLY APPEARED
PERSONALLY KNOWN TO ME (OR PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE) TO BE THE PERSON(S) WHOSE NAME(S) IS/ARE SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE/SHE/THEY EXECUTED THE SAME IN HIS/HER/THEIR AUTHORIZED CAPACITY(IES), AND THAT BY HIS/HER/THEIR SIGNATURE(S) ON THE INSTRUMENT THE PERSON(S) OR THE ENTITY UPON BEHALF OF WHICH THE PERSON(S) ACTED, EXECUTED THE INSTRUMENT.

WITNESS MY HAND:

NOTARY'S SIGNATURE: _____
PRINTED NAME: _____
PRINCIPAL COUNTY OF BUSINESS: _____
COMMISSION NUMBER: _____
COMMISSION EXPIRATION DATE: _____

SURVEYOR'S STATEMENT

THIS MAP WAS PREPARED BY ME OR UNDER MY DIRECTION AND IS BASED UPON A FIELD SURVEY IN CONFORMANCE WITH THE REQUIREMENTS OF THE SUBDIVISION MAP ACT AND LOCAL ORDINANCE AT THE REQUEST OF SCOTT WARD OF CLASSIC COMMUNITIES, INC. ON JANUARY 2004. I HEREBY STATE THAT THIS FINAL MAP SUBSTANTIALLY CONFORMS TO THE APPROVED OR CONDITIONALLY APPROVED TENTATIVE MAP, IF ANY; AND THAT ALL MONUMENTS ARE OF THE CHARACTER AND OCCUPY THE POSITIONS INDICATED, OR THEY WILL BE SET IN SUCH POSITIONS ON OR BEFORE JANUARY 31, 2006, AND THAT THE MONUMENTS ARE, OR WILL BE, SUFFICIENT TO ENABLE THE SURVEY TO BE TRACED.

DATE

BILLY MARTIN
P.L.S. NO. 5797
LIC. EXP. 06/30/2008



SOILS REPORT NOTE

A SOILS REPORT HAS BEEN PREPARED BY LOWNEY ASSOCIATES, ENTITLED "GEOTECHNICAL INVESTIGATION", REPORT NO. 899-51, DATED JULY 10, 2003.

TRACT NO. 9564

CLASSICS AT THE COMMUNITY CENTER

CONSISTING OF 2 SHEETS

BEING A RESUBDIVISION OF PARCEL 2, AS SHOWN ON THAT CERTAIN PARCEL MAP, FILED OCTOBER 3, 2003 IN BOOK 764 OF MAPS AT PAGE 50, RECORDS OF SANTA CLARA COUNTY.

LYING ENTIRELY WITHIN THE
CITY OF SUNNYVALE, SANTA CLARA COUNTY, CALIFORNIA

DATE: JUNE 2004



ENGINEERS-SURVEYORS-PLANNERS
831 ROSSER PARK DRIVE, SUITE 100
SAN JOSE, CALIFORNIA 95131-2205

CITY ENGINEER'S STATEMENT

I HEREBY STATE THAT I HAVE EXAMINED THE HEREON FINAL MAP OF THE TRACT NO. 9564; THAT THE SUBDIVISION AS SHOWN HEREON IS SUBSTANTIALLY THE SAME AS IT APPEARED ON THE TENTATIVE MAP AND ANY APPROVED ALTERATIONS THEREOF; THAT ALL PROVISIONS OF THE SUBDIVISION MAP ACT, AS AMENDED, AND OF ANY LOCAL ORDINANCE APPLICABLE AT THE TIME OF APPROVAL OF THE TENTATIVE MAP HAVE BEEN COMPLIED WITH.

DATE _____ BY: BARBARA KEEGAN, CITY ENGINEER
R.C.E. NO. 38124, EXP. 03/31/2005
CITY OF SUNNYVALE, CALIFORNIA

I AM SATISFIED THAT SAID MAP IS TECHNICALLY CORRECT.

DATE _____ BY: HIRA RAJIA, ASSISTANT CITY ENGINEER
R.C.E. NO. 29621, EXP. 03/31/2007
CITY OF SUNNYVALE, CALIFORNIA

CITY CLERK'S STATEMENT

I HEREBY STATE THAT THE CITY COUNCIL OF THE CITY OF SUNNYVALE AT ITS REGULAR MEETING HELD ON THE _____ DAY OF _____, 20____, DULY APPROVED THE HEREIN FINAL MAP OF THE TRACT NO. 9564 AS SHOWN HEREON AND ACCEPTED ON BEHALF OF THE PUBLIC ALL EASEMENTS OFFERED FOR DEDICATION TO PUBLIC USE IN CONFORMITY WITH THE TERMS OF THE OFFER OF DEDICATION.

SUSAN RAMOS, CITY CLERK
OF THE CITY OF SUNNYVALE, CALIFORNIA

DATE _____ BY: SUSAN RAMOS

RECORDER'S STATEMENT

FILED THIS _____ DAY OF _____, 20____, AT _____ M.
IN BOOK _____ OF MAPS, AT PAGES _____, SANTA CLARA COUNTY RECORDS, AT THE REQUEST OF JOHN V. KOROYAN OF BKF ENGINEERS.

FILE NO.: _____ BRENDA DAVIS, COUNTY RECORDER
SANTA CLARA COUNTY, CALIFORNIA

BY: _____
DEPUTY

BASIS OF BEARINGS

THE BEARING N74°38'20"W OF THE CENTER LINE OF CRESCENT AVENUE, BETWEEN FOUND MONUMENTS, AS SAID BEARING IS SHOWN ON THAT CERTAIN PARCEL MAP, FILED OCTOBER 3, 2003 IN BOOK 754 OF MAPS AT PAGE 50, RECORDS OF SANTA CLARA COUNTY, WAS TAKEN AS THE BASIS OF BEARINGS FOR THIS MAP.

NOTES

1. ALL DISTANCES AND DIMENSIONS ARE IN FEET AND DECIMALS THEREOF.
2. THE DISTINCTIVE BORDER LINE INDICATES THE BOUNDARY OF THE LAND SURVEYED BY THIS MAP AND CONTAINS AN AREA OF 1.171 ACRES, MORE OR LESS.
3. ALL EASEMENT LINES WITHOUT BEARINGS ARE PARALLEL WITH AND/OR PERPENDICULAR TO THE PARCEL LINE.

LEGEND

- ① FOUND MONUMENT, AS NOTED ON MAP
- ② SET 2-1/2" BRASS DISK MONUMENT WITH PUNCH MARK IN CONCRETE, INSIDE MONUMENT WELL, STAMPED "LS 5797"
- ③ FOUND IRON PIPE, AS NOTED ON MAP
- — — — — DISTINCTIVE BOUNDARY LINE
- — — — — CENTER LINE/MONUMENT LINE
- — — — — EASEMENT LINE
- M-M MONUMENT TO MONUMENT DISTANCE
- P.U.E. PUBLIC UTILITY EASEMENT
- I.E.E. INGRESS, EGRESS EASEMENT
- E.V.A.E. EMERGENCY VEHICLE ACCESS EASEMENT
- P.S.D.E. PRIVATE STORM DRAIN EASEMENT
- P.S.S.E. PRIVATE SANITARY SEWER EASEMENT
- S.F. SQUARE FEET
- (R) RADIAL BEARING

FOUND MONUMENT, AS NOTED ON MAP

SET 2-1/2" BRASS DISK MONUMENT WITH PUNCH MARK IN CONCRETE, INSIDE MONUMENT WELL, STAMPED "LS 5797"

FOUND IRON PIPE, AS NOTED ON MAP

DISTINCTIVE BOUNDARY LINE

CENTER LINE/MONUMENT LINE

EASEMENT LINE

MONUMENT TO MONUMENT DISTANCE

PUBLIC UTILITY EASEMENT

INGRESS, EGRESS EASEMENT

EMERGENCY VEHICLE ACCESS EASEMENT

PRIVATE STORM DRAIN EASEMENT

PRIVATE SANITARY SEWER EASEMENT

SQUARE FEET

RADIAL BEARING

CURVE	RADIUS	DELTA	LENGTH
C1	5.50'	40°44'59"	3.89'
C2	15.50'	40°34'08"	10.87'
C3	34.50'	04°13'50"	2.55'
C4	49.50'	09°20'39"	8.07'
C5	15.00'	23°34'41"	6.17'
C6	13.00'	20°23'19"	5.61'
C7	11.00'	45°00'00"	8.64'
C8	18.00'	46°14'18"	14.52'
C9	13.00'	43°45'42"	13.75'
C10	74.00'	02°55'55"	3.79'
C11	74.00'	16°21'19"	23.72'
C12	12.00'	19°04'34"	4.00'
C13	74.00'	11°33'48"	14.93'
C14	20.25'	40°34'06"	14.34'

LINE	BEARING	LENGTH
L1	N15°00'50"E	3.50'
L2	N74°38'10"W	18.50'
L3	N34°25'04"W	0.70'
L4	N34°25'04"W	0.61'
L5	N55°34'56"E	0.50'
L6	N55°34'56"E	6.95'
L7	N55°34'56"E	8.51'
L8	N60°00'50"E	4.00'
L9	N74°38'20"W	8.82'
L10	N15°01'40"E	11.00'

TRACT NO. 9564 **CLASSICS AT THE COMMUNITY CENTER**

CONSISTING OF 2 SHEETS

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LYING ENTIRELY WITHIN THE CITY OF SUNNYVALE, SANTA CLARA COUNTY, CALIFORNIA

SCALE: 1" = 20'

DATE: JUNE 2004



BKF ENGINEERS-SURVEYORS-PLANNERS
851 RODEO PARK DRIVE, SUITE 100
SAN JOSE, CALIFORNIA 95121-2503

